

044.0

0006

0009.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

904,500 / 904,500

USE VALUE:

904,500 / 904,500

ASSESSED:

904,500 / 904,500


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
155 -157		PALMER ST, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: ST MARTIN WILFRED J / TRUSTEE	
Owner 2: ST MARTIN FAMILY TRUST	
Owner 3:	

Street 1: 155 PALMER ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

**NARRATIVE DESCRIPTION**

This parcel contains 4,167 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1926, having primarily Aluminum Exterior and 2140 Square Feet, with 2 Units, 1 Bath, 1 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4167		Sq. Ft.	Site		0	80.	1.31	1									436,008						436,000	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description							User Acct
							31575
							GIS Ref
							GIS Ref
							Insp Date
							04/17/18

1 of 1

Residential

ARLINGTON

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904,500 / 904,500

USE VALUE:

904,500 / 904,500

ASSESSED:

904,500 / 904,500

Entered Lot Size	Parcel ID	044.0-0006-0009.0
Total Land:		

Land Unit Type:

!3793!

Prior Id # 1: 31575

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	468,900	0	4,167.	436,000	904,900	904,900	Year End Roll	12/18/2019
2019	104	FV	355,100	0	4,167.	463,300	818,400	818,400	Year End Roll	1/3/2019
2018	104	FV	355,100	0	4,167.	337,900	693,000	693,000	Year End Roll	12/20/2017
2017	104	FV	333,400	0	4,167.	294,300	627,700	627,700	Year End Roll	1/3/2017
2016	104	FV	333,400	0	4,167.	250,700	584,100	584,100	Year End	1/4/2016
2015	104	FV	297,800	0	4,167.	245,300	543,100	543,100	Year End Roll	12/11/2014
2014	104	FV	297,800	0	4,167.	201,700	499,500	499,500	Year End Roll	12/16/2013
2013	104	FV	309,600	0	4,167.	191,800	501,400	501,400		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ST. MARTIN WILF	26894-8		12/10/1996			1	No	A	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/29/2014	1272	Re-Roof	7,200	9/29/2014				Strip and re-roof.

**ACTIVITY INFORMATION**

Date	Result	By	Name
7/10/2020	Mail Update	MM	Mary M
4/17/2018	Meas/Inspect	BS	Barbara S
3/24/2009	Meas/Inspect	189	PATRIOT
3/2/2000	Meas/Inspect	264	PATRIOT
8/18/1993		EK	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>											
Type: 13 - Multi-Garden				Full Bath: 1	Rating: Average			SCUTTLE.															
Sty Ht: 2 - 2 Story				A Bath:	Rating:																		
(Liv) Units: 2	Total: 2			3/4 Bath: 1	Rating: Average																		
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																		
Frame: 1 - Wood				1/2 Bath:	Rating:																		
Prime Wall: 3 - Aluminum				A HBth:	Rating:																		
Sec Wall: 4 - Vinyl	20%			OthrFix:	Rating:																		
Roof Struct: 1 - Gable				<b>OTHER FEATURES</b>																			
Roof Cover: 1 - Asphalt Shgl				Kits: 2	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1															
Color: WHITE				A Kits:	Rating:			Level FY LR DR D K FR RR BR FB HB L O															
View / Desir:				Frl:	Rating:			Other															
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:			Upper															
Grade: C - Average				<b>CONDO INFORMATION</b>				Lvl 2															
Year Blt: 1926	Eff Yr Blt:			Location:				Lvl 1															
Alt LUC:	Alt %:			Total Units:				Lower															
Jurisdct:	Fact: .			Floor:																			
Const Mod:				% Own:																			
Lump Sum Adj:				Name:																			
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>											
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Exterior:		No Unit	RMS	BRS	FL												
Prim Int Wall: 2 - Plaster				Functional:		Interior:		1	6	2													
Sec Int Wall:		%		Economic:		Additions:		1	5	2													
Partition: T - Typical				Special:		Kitchen:																	
Prim Floors: 4 - Carpet				Override:		Baths:																	
Sec Floors:		%		Total: 18.6 %		Plumbing:																	
Bsmnt Flr: 12 - Concrete						Electric:																	
Subfloor:						Heating:																	
Bsmnt Gar:						General:																	
Electric: 3 - Typical						Totals				2	11	4											
Insulation: 2 - Typical																							
Int vs Ext: S																							
Heat Fuel: 2 - Gas																							
Heat Type: 5 - Steam																							
# Heat Sys: 2																							
% Heated: 100		% AC:																					
Solar HW: NO		Central Vac: NO																					
% Com Wall		% Sprinkled:																					
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:											
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 044.0-0006-0009.0												<b>IMAGE</b>							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		<b>AssessPro Patriot Properties, Inc</b>				
More: N				Total Yard Items:				Total Special Features:				Total:											